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Coo

Russell St

Saint John | NB

Retail/Light Industrial property on busy Rothesay Avenue

Troy Nesbitt

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REAL ESTA

242 Rothesay Avenue | Saint John, NB Troy Nesbitt



Property Highlights

sale price **\$750,000**

This well located property has been painstakingly renovated with office space, high ceilinged garage bay, basement for storage and large fenced compound. Ideal for either retail or light industrial uses, it has been home to A & W, national rental car providers, and car dealerships.

with quick access to Highway 1 and the uptown area, 242 Rothesay Avenue is ideal for any business who may be currently renting and would like to own.





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Property Details

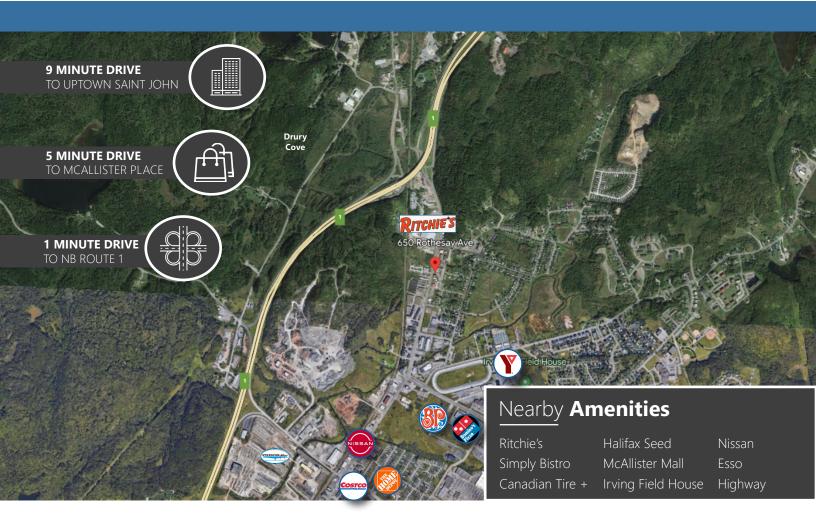
Address	242 Rothesay Avenue	
Municipality	Saint John	
Asset Type	Retail/Light Industrial	
Zoning	Corridor Commercial (CC)	
Doors	2 x Drive-in Grade Door	
Lot Size	0.45 acres	
Building Area	2,515 sf plus basement	
	1,254 sf of office, 1,261 sf high ceilinged garage bay	
Parking	Fenced compound	
Assessed Value (2024)	\$331,500	
Taxes (2024)	\$15,121.04	
Sale Price	\$750,000	



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Saint John

2021 POPULATION	130,613
POPULATION INCREASE (2016 - 2021)	3.5%
MEDIAN AGE	44.4
AVERAGE HOUSEHOLD INCOME	\$79,586



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